

# Winding Creek Local Park Renovation -- No. 058706

Category **M-NCPPC**  
 Agency **M-NCPPC**  
 Planning Area **Aspen Hill**  
 Relocation Impact **None.**

Date Last Modified  
 Previous PDF Page Number  
 Required Adequate Public Facility

February 19, 2004  
**NONE**  
**NO**

## EXPENDITURE SCHEDULE (\$000)

Cost Element	Total	Thru FY03	Est. FY04	Total 6 Years	FY05	FY06	FY07	FY08	FY09	FY10	Beyond 6 Years
Planning, Design and Supervision	118	0	0	118	70	48	0	0	0	0	0
Land											
Site Improvements and Utilities	941	0	0	941	287	654	0	0	0	0	0
Construction											
Other											
<b>Total</b>	<b>1,059</b>	<b>0</b>	<b>0</b>	<b>1,059</b>	<b>357</b>	<b>702</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>

## FUNDING SCHEDULE (\$000)

Park and Planning Bonds	1,059	0	0	1,059	357	702	0	0	0	0	0
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## ANNUAL OPERATING BUDGET IMPACT (\$000)

### DESCRIPTION

Winding Creek Local Park (12.5 acres), located on Dewey Road in Wheaton, between Rock Creek Stream Valley Units 4 and 5, provides two full-sized soccer fields, double basketball court, one playground, community access trails, a portion of the Rock Creek Trail, and associated parking. Much of the park is located in the flood plain. The Washington Suburban Sanitary Commission (WSSC) will construct the forty-two inch Rock Creek relief sewer through the Winding Creek Local Park causing a loss of recreational opportunities for two years. As part of the Rock Creek Sewer Relief Project through Rock Creek Stream Valley Park Units 4, 5, and 6, WSSC is required to reconstruct the facilities in Winding Creek Local Park in accordance with a reconstruction plan developed by M-NCPPC and approved by the Planning Board. WSSC expects to complete construction of the relief sewer in January 2005. WSSC expects to construct park improvements between January 2005 and August 2005 (FY06).

WSSC and M-NCPPC propose to enter into a Memorandum of Understanding (MOU) whereby WSSC will replace park facilities to current M-NCPPC specifications and provide enhancements to existing park features as specified in the MOU. The Planning Board approved the final concept plan in January 2004. Based on the Planning Board's approved concept plan and in accordance with the MOU, WSSC will design the entire park project and obtain cost estimates and permits for the project. WSSC will hire the contractor for park reconstruction. M-NCPPC will reimburse WSSC for costs for improvements in excess of those for which WSSC is responsible as set forth in the MOU. Based on the Planning Board approved plan, the total cost to design and construct this renovation is \$1,427,000: \$368,000 WSSC and \$1,059,000 M-NCPPC. The WSSC portion of the project cost is funded in the Rock Creek Wastewater Facilities PDF 973820. The renovated park may include two all-purpose fields for youth and adults, a playground, grass volleyball court, double basketball court, relocated and expanded parking lot, signage, and landscaping.

### JUSTIFICATION

Park, Recreation, and Open Space Master Plan (PROS): A Local Land Preservation and Recreation Plan, approved by the Montgomery County Planning Board in July 1998. The PROS Plan identified a deficit of four ballfields in this area by 2010. The park is heavily used; parking overflows onto nearby residential streets.

### Plans and Studies

The Planning Board conducted a mandatory referral on the Rock Creek Wastewater Facilities project on February 27, 2003.

A review of impacts to pedestrians, bicycles and ADA (Americans with Disabilities Act of 1991) requirements will be performed and addressed by this project. Traffic signals, streetlights, crosswalks, bus stops, ADA ramps, bikeways, and other pertinent issues will be considered in the design of the project to ensure pedestrian safety.

Master Plan for the Communities of Kensington-Wheaton, 1989. THE PLANNING BOARD APPROVED THE FACILITY PLAN IN JANUARY 2004.

### Cost Change

Not applicable

### STATUS

Planning

### APPROPRIATION AND EXPENDITURE DATA

Date First Appropriation	FY05	(\$000)
Initial Cost Estimate		0
First Cost Estimate		
Current Scope	FY05	0
Last FY's Cost Estimate		0
Present Cost Estimate		1,059
Appropriation Request	FY05	1,059
Appropriation Req. Est.	FY06	0
Supplemental Appropriation Request	FY04	0
Transfer		0
Cumulative Appropriation		0
Expenditures/Encumbrances		0
Unencumbered Balance		0
Partial Closeout Thru	FY02	0
New Partial Closeout	FY03	0
Total Partial Closeout		0

### COORDINATION

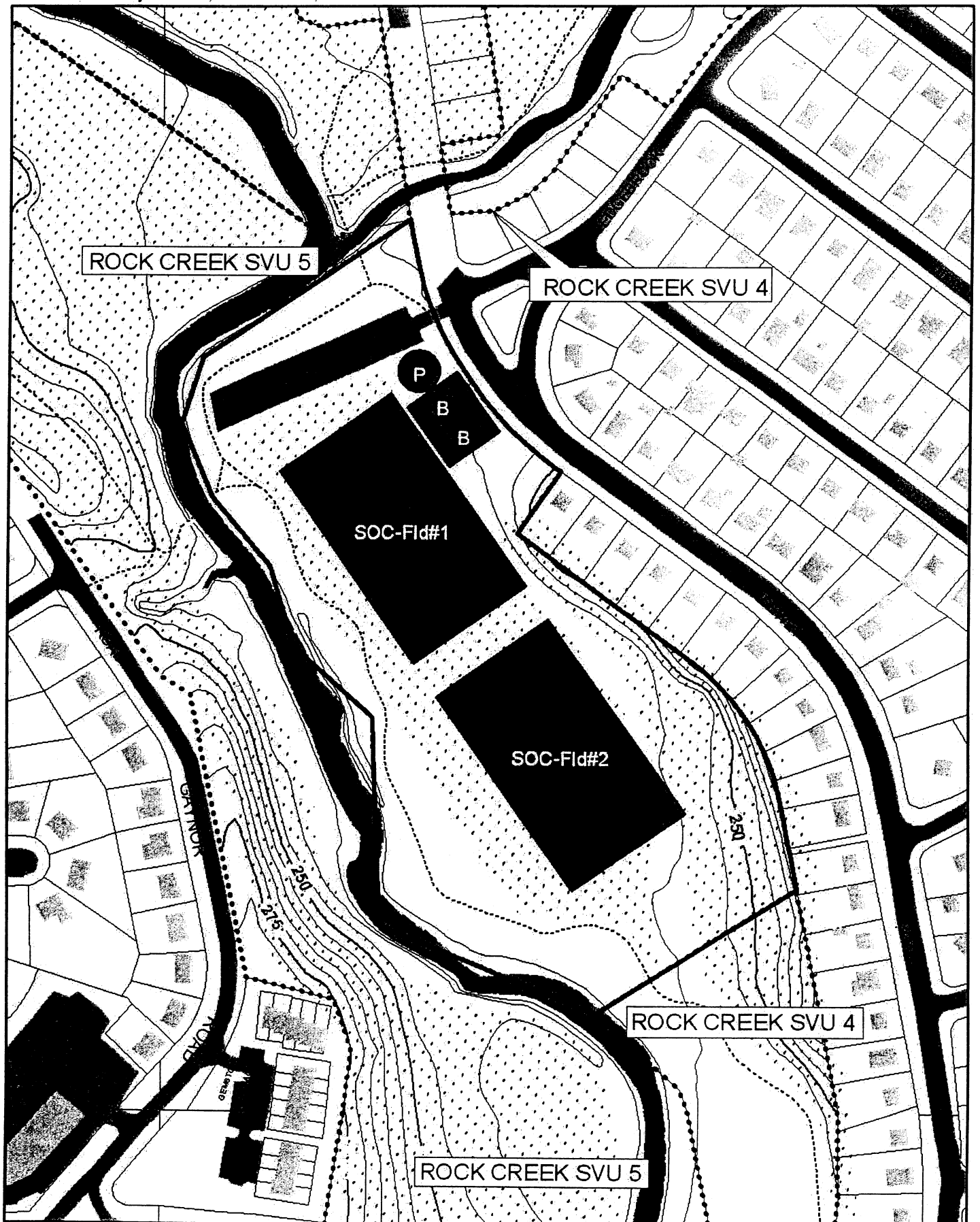
Rock Creek Wastewater Facilities PDF 973820

### MAP

See Map Next Page

# Winding Creek Local Park

12326 Dewey Road, Wheaton, MD 20906



M-NCPPC



Acreage 12.5

Facility Code E21

Region S

Area MB

Date 7/29/2002

N 21-89



1" = 200'